Registered No. HSE–49/2009-2011. [Price : Re. 0-50 Paise.



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THE ANDHRA PRADESH GAZETTE

PART–I EXTRAORDINARY

PUBLISHED BY AUTHORITY

No. 569] HYDERABAD, THURSDAY, OCTOBER 14, 2010.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT

VARIATION TO THE ZONAL DEVMELOPMENT PLAN OF THE VGTMUDA, VIJAYAWADA FOR CHANGE OF LAND USE FROM AGRICULTURE USE TO RESIDENTIAL USE IN KURAGALLU VILLAGE, MANGALAGIRI MANDAL, GUNTUR DISTRICT.

[G.O. Ms. No. 435, Municipal Administration & Urban Development, 11th October, 2010.]

In exercise of the powers conferred by sub-section (2) of Section 12 of the Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Kaza zone, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No. 449 A, Part-I, dated 26-08-2010 as required by sub-section (3) of the said Section.

VARIATION

The site under reference is falling in D.No.117/B(p) of Kuragallu Village to an extent of Ac.2.80 cents, the boundaries for which are given in the schedule below and which was earmarked for Agricultural Use in the Zonal Development Plan of Kaza zone, sanctioned in G.O.Ms.686, M.A., dated : 29-12-2006, is designated for Residential Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 01/2010./KAZA./MGL which is available in the office of the Vijayawada-Guntr-Tenali- Mangalagiri Urban Development Authority, Divisional Office, Mangalagiri, subject to the following conditions:

(a) that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authrities / Municipal Corportions / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.

(b) that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.

(c) the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.

(d) the change of land use shall not be used as the proof of any title of the land.

(e) the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.

(f) the applicant shall bring the building inconformity with rules before appronaching the VGTM UDA for regular permission.

(g) any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.

SCHEDULE

NORTH : Existing Donka falling in D.No. 127,16.92 mts wide of Kuragallu Village, Mangalagiri Mandal, Guntur District.

SOUTH : The site falling in D.No.118/P Kuragallu Village, Mangalagiri Mandal, Guntur District.

EAST : The site falling in D.No.117/A of Kuragallu Village.

WEST : The site falling in D.No.117/B(p) of Kuragallu Village.

VARIATION TO THE ZONAL DEVELOPMENT PLAN OF THE VGTMUDA, VIJAYAWADA FOR CHANGE OF LAND USE FROM RESIDENTIAL AND RECREATIONAL USE TO COMMERCIAL USE IN RAYANAPADU VILLAGE, VIJAYAWADA RURAL MANDAL, KRISHNA DISTRICT.

[G.O. Ms. No. 436, Municipal Administration & Urban Development, 11th October, 2010.]

In exercise of the powers conferred by sub-section (2) of Section 12 of the Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Gollapudi zone, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No. 409, Part-I, dated 12-08-2010 as required by sub-section (3) of the said Section.

VARIATION

The site falling in R.S.No.11/3(P) 12/1A,1B,2A,3A and 4 of Rayanapadu Village, Vijayawada Rural Mandal, Krishna District to an extent of Ac.3.59 cents, the boundaries of which are given in the schedule below, which is presently earmarked for Residential & Recreational Use in the Zonal Development Plan of Gollapudi zone, sanctioned in G.O.Ms.677, M.A., dated : 29-12-2006, is designated for Commercial Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 10/2010/Gollapudi/VJA which is available in the office of the Vijayawada-Guntr-Tenali- Mangalgiri Urban Development Authority, Vijayawada, subject to the following conditions:

1. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authrities / Municipal Corportions / Municipalities before issud of building permission / development permission, and it must be cnsured that the best financial interests of the Government are preserved.

2. that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.

3. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.

4. the change of land use shall not be used as the proof of any title of the land.

5. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.

6. the applicant shall bring the building inconformity with rules before appronaching the VGTM UDA for regular permission.
7. any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.
8. that the applicant has to widen of existing 4.5 Mt cart track to 12.20 Mt. and to form B.T. surface road showing road affected portion totally in his site to provide access upto the present site and it has to be handed over to gram Panchayat Rayanapadu free of cost.
9. the applicant should obtain building permission from the competent authority duly paying the required fee & charges.

SCHEDULE

NORTH : Site falling in R.S.No.16 of Rayanapadu Village, Budameru Vagu.

SOUTH : Site falling in R.S.No.12/Part of Rayanapadu Village, and Burrial ground.

EAST : Site falling in R.S.No.13/Part of Rayanapadu Village, and proposed 40'-0" wide road.

WEST : site falling in R.S.No. 10/Part and 11/Part of Rayanapadu Village, Vijayawada Rural Mandal.

VARIATION TO THE ZONAL DEVELOPMENT PLAN OF THE VGTMUDA, VIJAYAWADA FOR CHANGE OF LAND USE FROM AGRICULTURAL USE TO INDUSTRIAL USE IN GUDAVARU VILLAGE, KANKIPADU MANDAL ,KRISHNA DISTRICT.

[G.O. Ms. No. 437, Municipal Administration & Urban Development, 11th October, 2010.]

In exercise of the powers conferred by sub-section (2) of Section 12 of the Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Kankipadu zone, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No. 409, Part-I, dated 12-08-2010 as required by sub-section (3) of the said Section.

VARIATION

The site measuring an extent of 27052.76 Sq.Mtrs (Ac. 6.68) in R.S.No.260/1(P) 2(P), 3 & 261/2 of Gudavaru Village, Kankipadu Mandal, Krishna District, the boundaries for which are given in the schedule below and which was earmarked for Agricultural Use in the Zonal Development Plan of Kankipadu zone, sanctioned in G.O.Ms.387, M.A., dated : 31-05-2008, is designated for Industrial Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 01/2010/VJA which is available in the office of the Vijayawada-Guntr-Tenali- Mangalgiri Urban Development Authority, Vijayawada, subject to the following conditions:

(a) that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authrities / Municipal Corportions / Municipalities before issud of building permission / development permission, and it must be cnsured that the best financial interests of the Government are preserved.

(b) that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.

(c) the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.

(d) the change of land use shall not be used as the proof of any title of the land.

(e) the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.

(f) the applicant shall bring the building inconformity with rules before appronaching the VGTM UDA for regular permission.

(g) Any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.

(h) that the applicant should obtain building permission from the Authority duly paying the required fee & charges and also handover the road affeted portion free of cost to the local Authority before obtaining building permission from the Authority for widening of 55’-9” donka in to 60’ wide road.

SCHEDULE

NORTH : Site falling in R.S.No.260/1(P), 2P & 261/1 of Gudavaru Village, Kankipadu Mandal, Krishna District.

SOUTH : Site falling in R.S.No.258/1,2 & 261/3 of Gudavaru Village, Kankipadu Mandal, Krishna District.

EAST : Existing donka road falling in R.S.No.394 of Gudavaru Village, Kankipadu Mandal, Krishna District.

WEST : Site faling in R.S.Nos. 259/1,2 & 271/2 of Gudavaru Village, Kankipadu Mandal, Krishna District.

T.S. APPA RAO,
Principal Secretary to Government(UD).

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Printed and Published by the Commissioner of Printing, Government of Andhra Pradesh at Government Central Press, Hyderabad.